

## MINUTES

# METROPOLITAN BOARD OF ADJUSTMENT

October 12, 2021

3:30 p.m.

222 ST. LOUIS STREET, NINTH FLOOR, ROOM 905

*The meeting was called to order at 3:47 p.m. Board members in attendance included Andrew Reynolds, Michael Telich and Michael Carmouche. Also in attendance were Maimuna Magee from Parish Attorney's Office, and Lindsey Bickham, Blake Steiner, Michael Wich and Rachael Lambert from the Department of Development.*

### Approval of the August 9, 2021 Minutes.

*Motion to approve made by Mr. Telich, seconded by Mr. Carmouche.*

*Motion passed. 4 Yeas, 0 Nays*

1. Director of Development- Rachael Lambert addressed the Board of Adjustment's Powers, Duties and Procedures.

2. 22085 Liberty Rd, Zachary, La.  
Ronda Sanders  
Shaine Powers

Lot B-1-C  
Leon F Noble Tract  
R Zoning District  
Council District 01- Noel

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 2.3.3 (4)(b)(2) to allow a new manufactured home to be placed on the mother's property.

*Lindsey and Shaine Powers, son of property owner, spoke in favor. Hardship approved with stipulation to remove existing second trailer within 6 months.*

*Motion to approve made by Mr. Ewing, seconded by Mr. Reynolds.*

*Motion passed. 4 Yeas, 0 Nays*

3. 24525 B Plank Rd., Slaughter, LA.  
Derick Johnson  
George Johnson

Lot 7-B  
Bernice T Prophet Tract  
R Zoning District  
Council District 1- Noel

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 2.3.3 -E- (4)(b)(2) to allow placement of 2nd manufactured home on parent's property.

*Applicants did not attend meeting.*

*Motion to defer made by Mr. Ewing, seconded by Mr. Telich.*

*Motion passed. 4 Yeas, 0 Nays*

4. 2429 Pete Maravich Ct.  
Donnie McDowell

Lot 754  
University Club Plantation

**R Zoning District  
Council District 3- Gaudet**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) variance to the Unified Development Code Section(s) 11.2.1 to reduce the required 25-foot front yard setback to 22 feet to construct new single-family residence.

*Mr. McDowell spoke in favor.*

*Motion to approve made by Mr. Telich, seconded by Mr. Carmouche.*

*Motion passed. 4 Yeas, 0 Nays*

- 5. 6632 Kenny Circle  
Kandi Matthews  
Edward Matthews**

**Lot 250  
Victoria Gardens- 5<sup>th</sup> Filing  
A2 Zoning District  
Council District 7- Cole**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) to allow an accessory structure of 1,600 sq. ft., that does not occupy more than 30% of rear yard.

*Kandi Edwards, spoke in favor.*

*Motion to approve made by Mr. Carmouche, seconded by Mr. Telich.*

*Motion passed. 4 Yeas, 0 Nays*

- 6. 637 Lucilla Ln.  
Nelson Dakmak**

**Lot 2  
Wolfe Place  
A4 Zoning District  
Council District- 10**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 7.6 to allow a nonconforming structure to be enlarged, extended, reconstructed or structurally altered, provided that the extent of the nonconformity is not increased. Proposed reconstruction in existing setbacks, 1.84' from Rear Yard and 2.14' from Side yard.

*Applicant did not attend meeting.*

*Motion to defer to November meeting made by Mr. Ewing, seconded by Mr. Reynolds.*

*Motion passed. 4 Yeas, 0 Nays.*

- 7. 321 Cornell Ave.  
Ritter Mayer Architects  
Calvert Stone**

**Lot 17  
College Town  
A1 Zoning District  
Council District- 12**

Applicant requests the Metropolitan Board of Adjustment to grant a(n) exception to the Unified Development Code Section(s) 7.6 to allow nonconforming structure to be enlarged, extended,

Reconstructed or structurally altered, provided that the extent of the nonconformity is not increased. Proposed "structural alteration" (reconstruction) of the rear nonconforming portion less than 6ft from property line.

*Rhett Bourgeois, contractor, spoke in favor.*

*Motion to approve made by Mr. Carmouche, seconded by Mr. Ewing*

*Motion passed. 4 Yeas, 0 Nays.*

Adjourn